

**ARIZONA STATE LAND DEPARTMENT
BOARD OF APPEALS AGENDA
FINAL 1-06-15**

Thursday January 8, 2015

Location:

**Arizona State Land Department
1616 W. Adams, Room 321
Phoenix, AZ 85007
Time: 9:00 a.m.**

Pursuant to Arizona Revised Statutes (A.R.S.) § 38-431.02, notice is hereby given to the members of the Arizona State Land Department Board of Appeals and to the general public that the Board will hold a meeting open to the public on January 8, 2015, at 9:00 a.m. at the Arizona State Land Department, 1616 W. Adams, Room 321, Phoenix, Arizona 85007.

The agenda for this meeting follows. Any amendments or additions to the agenda will be made available at least 24 hours prior to the meeting. The Board may discuss, deliberate or vote on any item listed on the agenda. Pursuant to A.R.S. § 38-431.03(A)(3), the Board may vote to hold an executive session for consultation with its attorney for legal advice concerning any item on the agenda. Executive sessions are not open to the public. Except for matters listed for a specific time, the Board may take any item on the agenda out of order. Members of the Board may appear by telephone.

Pursuant to Title II of the Americans with Disabilities Act (ADA), the Board will not discriminate on the basis of disability in admission to and observation of its public meetings. Persons with a disability may request a reasonable accommodation such as a sign language interpreter, by contacting Brachel Deck, ADA Coordinator at (602) 542-2636 to make their needs known. Requests should be made as early as possible to allow time to arrange the accommodation.

I. MINUTES

Approval of November 13, 2014 Minutes

II. REPORT BY LAND DEPARTMENT STAFF

- A. Report by Land Department staff and discussion by the Board regarding recent and future land auctions (See attached list)
- B. Future Board Agenda Items

III. REAL ESTATE DIVISION

Review, discussion, & possible legal action regarding the following:

- A. Rights of Way & Commercial Leases-Short Term-for periods 10 years or less on Consent Agenda (See attached)*
- B. Commercial Leases-Long Term-for periods longer than 10 years (See attached)*
- C. Land Sales (See attached)*

* Please note: The attachment with a detailed listing of agenda items I, II, and III will be available in the Board's office after December 29, 2014, or at least 24 hours prior to the scheduled meeting.

IV. BOARD APPEALS

None

V. OTHER BUSINESS

A. Arrangements for Future Meetings:

| <u>Date</u> | <u>Location</u> |
|-------------------|-----------------|
| February 12, 2015 | Phoenix |
| March 12, 2015 | Pending |
| April 9, 2015 | Pending |

B. Schedule of Pending Appeals:

A.B. 1231 City of Phoenix
Right of Way Application No. 16-117735
Appeal of Appraisal

On November 25, 2014, the City of Phoenix submitted a request to withdraw A.B. 1231. The Board may sign the Decision & Order vacating the appraisal dated June 19, 2014 and dismissing the appeal.

A.B. 1232 FANN Contracting, Inc.
Right of Way Application No. 17-115943
Appeal of Rental Rate

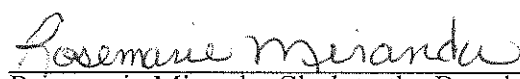
The appellant stipulated the hearing be held in Phoenix on February 12, 2015.

VI. EXECUTIVE SESSION

The Board may vote to go into Executive Session on any of the above agenda items for legal advice from its attorney, pursuant to A.R.S. § 38-431.03(A)(3).

VII. BOARD ADJOURNS

STATE LAND DEPARTMENT
BOARD OF APPEALS


Rosemarie Miranda, Clerk to the Board
1616 West Adams Street, Room 153
Phoenix, AZ 85007
Telephone: 602-542-2681 – FAX: 602-542-2508

**BOARD
REAL ESTATE DIVISION AGENDA
THURSDAY, JANUARY 8, 2015**

A. CONSENT AGENDA

RIGHTS OF WAY

| | <u>Application #</u> | <u>Applicant and County</u> | <u>Purpose</u> |
|----|----------------------|---|---|
| 1 | 14-29636 JR | El Paso Natural Gas Company (Maricopa County) | Meter station, cathodic protection facility, and appurtenances thereto |
| 2 | 14-109495 SR | Midvale Telephone Exchange, Inc. (Cochise County) | Underground 48 count fiber optic communication line |
| 3 | 16-53093 GN | City of Phoenix (Maricopa County) | One underground 36" sewer transmission line |
| 4 | 16-90102 SR | Cochise County (Cochise County) | Public roadway |
| 5 | 16-113524 JR | Cravath Whole Life Communities, LLC (Yavapai County) | Road for public use |
| 6 | 16-115722 GY | Mohave County Flood Control District (Mohave County) | Drainage ditch and channel |
| 7 | 16-116828 GN | City of Peoria (Maricopa County) | Non-exclusive access rd. & under ground utilities ass. w/a public well site |
| 8 | 16-116880 SR | Pima County (Pima County) | Non-motorized multi-use trail |
| 9 | 16-117735 GN | City of Phoenix (Maricopa County) | Public Roadway |
| 10 | 16-117788 JR | Maricopa County (Parks & Recreation) (Maricopa County) | Non-Motorized recreation trail |

COMMERCIAL LEASES – Short Term (for periods 10 years or less)

New

| | <u>Application #</u> | <u>Applicant and County</u> | <u>Purpose</u> |
|----|----------------------|--|--|
| 11 | 03-097492 AC | Crown Atlantic Company, LLC (Maricopa County) | A wireless communication facility |
| 12 | 03-117441 NG | Tabback Broadcasting Co., Inc. (Yavapai County) | Radio station including studios, offices & antennas |
| 13 | 03-117849 AC | VJP Investments II, LLC (Mohave County) | Operation of hotel, restaurant, and promotional events. |
| 14 | 03-117853 AC | Crazy Horse Campground, LLC (Mohave County) | RV park & campground, convenience store, water-related recreational activities |

Renewals

| | <u>Application #</u> | <u>Applicant and County</u> | <u>Purpose</u> |
|--|----------------------|-----------------------------|----------------|
| | NONE | | |

Amendments

| | <u>Application #</u> | <u>Applicant and County</u> | <u>Purpose</u> |
|--|----------------------|-----------------------------|----------------|
| | NONE | | |

B. COMMERCIAL LEASES – Long Term (for periods longer than 10 years)**Urban Planning Projects**

| | <u>Application #</u> | <u>Applicant and County</u> | <u>Purpose</u> |
|--|----------------------|-----------------------------|----------------|
| | NONE | | |

Other

| | <u>Application #</u> | <u>Applicant and County</u> | <u>Purpose</u> |
|--|----------------------|-----------------------------|----------------|
| | NONE | | |

C. LAND SALES**Urban Planning Projects**

| | <u>Application #</u> | <u>Applicant and County</u> | |
|--|----------------------|-----------------------------|--|
| | NONE | | |

Other

| | <u>Application #</u> | <u>Applicant and County</u> | |
|----|----------------------|---|--|
| 15 | 53-116899 GN | City of Peoria (Maricopa County) | |
| 16 | 53-117492 NG | Lennar Arizona, Inc. (Maricopa County) | |

PUBLIC AUCTIONS BEING ADVERTISED

03-COMMERCIAL-LONG TERM LEASE
14-RIGHT-OF-WAY (LONG TERM)
16-RIGHT-OF-WAY (PERPETUAL)

**AUCTION CALENDAR
DECEMBER 2014**

04-MINERAL
21-WATER
53-LAND

| APP. NO. | AUCTION DATE & TIME | LOCATION, COUNTY & ACREAGE +/- | APPRAISED VALUE & 1 ST YEAR'S RENT OR ROYALTY (03, 04, 21 ONLY) | BENEFICIARY |
|---|------------------------------|---|--|---|
| 04-117793 GRANITE CONSTRUCTION COMPANY | 12/01 11:00 A.M. | T15S, R12E, SEC. 5 PIMA 58.62 | \$4,995.95 & \$5,000.00 | PERMANENT COMMON SCHOOLS (INDEMNITY SELECTIONS) |

PUBLIC AUCTIONS BEING ADVERTISED

03-COMMERCIAL-LONG TERM LEASE
14-RIGHT-OF-WAY (LONG TERM)
16-RIGHT-OF-WAY (PERPETUAL)

**AUCTION CALENDAR
January 2015**

04-MINERAL
21-WATER
53-LAND

| APP. NO. | AUCTION DATE & TIME | LOCATION, COUNTY & ACREAGE +/- | APPRAISED VALUE & 1 ST YEAR'S RENT OR ROYALTY (03, 04, 21 ONLY) | BENEFICIARY |
|---|------------------------------|--|--|---|
| 16-104095-00-01 PIMA COUNTY | 01/13 10:30 A.M. | T4N, R4E, SEC. 2 MARICOPA 0.46 | \$2,400.00 | PERMANENT COMMON SCHOOLS; |
| 53-117096 CITY OF SCOTTSDALE | 1/13 11:00 A.M. | T4N, R4E. SEC/2 MARICOPA 11.41 | \$680,000.00 | PERMANENT COMMON SCHOOLS |
| 03-116509 BEACHCOMBER PROPERTIES, LLC | 01/29 10:30 A.M. | T13N. R20W. SECS. 20 & 21 MOHAVE 47.32 | \$7,098,000,000 & \$283,920.00 | AGRICULTURE AND MECHANICAL COLLEGE; ARIZONA STATE HOSPITAL; MINERS HOSPITAL FOR DISABLED MINERS (2/20/1929); NORMAL SCHOOL PENITENTIARY LAND FUND PERMANENT COMMON SCHOOLS (INDEMNITY SELECTIONS); SCHOOL FOR DEAF AND BLIND; SCHOOL OF MINES: STATE CHARITABLE. PENAL AND REFORMATORY INSTITUTION; UNIVERSITY; COUNTY BOND |

03-COMMERCIAL-LONG TERM LEASE
 14-RIGHT-OF-WAY (LONG TERM)
 16-RIGHT-OF-WAY (PERPETUAL)

PUBLIC AUCTIONS BEING ADVERTISED

AUCTION CALENDAR
 February 2015

04-MINERAL
 21-WATER
 53-LAND

| APP. NO. | AUCTION DATE & TIME | LOCATION, COUNTY & ACREAGE +/- | APPRAISED VALUE & 1 ST YEAR'S RENT OR ROYALTY (03, 04, 21 ONLY) | BENEFICIARY |
|---|------------------------------|---|--|---|
| 16-4298-00-006 SALT RIVER PROJECT | 02/10 10:00 A.M. | T3N, R1W, SEC. 24: T4N, R1E., SECS. 18 & 19 MARICOPA 8.03 | \$250,784.00 | PERMANENT COMMON SCHOOLS (INDEMNITY SELECTIONS) |
| 16-102532-00-001 TOWN OF BUCKYE | 02/10 10:30 A.M. | T1N, R1W, SEC. 24: T1N, R3W SEC 4 T2N, R3W. SEC 34 MARICOPA 13.87 | \$166,656.00 | PERMANENT COMMON SCHOOLS (INDEMNITY SELECTIONS) |
| 16-117145 R.D.S. | 02/12 11:00 A.M. | T16S, R23E., SECS 7 & 8 COCHISE 16.92 | \$12,563.00 | PERMANENT COMMON SCHOOLS |
| 16-113652 TOWN OF PRESCOTT VALLEY | 02/17 11:00 A.M. | T15N, R1W, SEC. 36 YAVAPAI 0.17 | \$2,400.00 | PERMANENT COMMON SCHOOLS |